

GOVERNOR'S ADVISORY COUNCIL ON PLANNING COORDINATION

MINUTES – MEETING OF NOVEMBER 15, 2001

The Governor's Advisory Council on Planning Coordination held a meeting on Thursday, November 15, 2001 at Del Tech's Terry Campus, Conference and Training Center, Room 400A, Dover, Delaware.

Present were:

Lt. Governor John C. Carney, Jr., Chair
Peg Baunchalk
Joe Corrado
Secretary Nick DiPasquale
Dee Durham
Mike McDowell
Robert McLeod
Dick Pryor
Marty Ross
Representative Roger Roy
Secretary Michael Scuse
Robert Stickels
Lee Ann Walling
Secretary John D. Wik
Rick Woodin

Others in attendance:

Lori Atley
Charles Baker
Connie Holland
C.S. Kidner
Vince Kowal
Andria Kreiner
Steve Lefebvre
Reed MacMillan
Mike Marlow
Phyllis McLinley
Ralph Reeb
Alex Settles
Matt Spong

Absent:

Richard Anthony
Patti Blevins
Sherry Freebery
Nathan Hayward
Mike Zimmerman

CALL TO ORDER

Mr. Carney called the meeting to order at 2:10 p.m. He thanked everyone for attending especially those from the beach communities, private sector and those self employed.

SUBCOMMITTEES

Since all the members had not arrived Mr. Carney started with item III on the agenda.

Subcommittees: A list of the subcommittees was handed out. Mr. Carney noted that there is still no chair for the Annexation Committee, even after several several people who were asked to serve declined for various reasons. Roger Roy noted that there was no representation from Sussex to which Mr. Carney explained that the annexation issues dealt mainly with NCCo. Mr. Stickels said that Sussex was fine with George Wright, representing the League of Local Governments, on the committee looking out for their interests.

A meeting of committee chairs is tentatively set.

Mr. Carney said that the Impact Fees Committee had met and then turned the meeting over to Mr. Michael Strine, Chairman of that committee. Mr. Strine gave a status report on the subcommittee's meeting. Foremost, the committee unanimously recommended hiring Tischler and Associates to serve as the consultant in developing the impact fee schedule. Tischler has calculated over 500 impact fees/excise taxes throughout the United States and Canada and has Delaware-based experience having worked with New Castle County. They have already met twice with each of the relevant state agencies, Transportation, Schools and Public Safety/EMS. Mr. Strine discussed five issues: 1) What is an Impact Fee. 2) Structure of the Fee, 3) How Impact Fees are Calculated 4) Distribution of collected fees, and 5) How do the fees collected work within Delaware's Finance System. What's next? Analyze data from DelDOT, Police/EMS and Education.

After Mr. Strine's presentation there was a brief discussion concerning impact fees in growth areas vs. non-growth areas, and private sector contributions for roads. Mr. Strine remarked that other areas could benefit from this data, i.e., parks and wastewater, however, the scope of the bid was written only for Transportation, Police/EMS and Education.

PRESENTATION

Mr. Charles Baker, General Manager, Department of Land Use, New Castle County gave a PowerPoint presentation of New Castle County's Comprehensive Plan. The County is hoping to have the plan go through the State Planning agency, review and respond to public input, make revisions and present it to New Castle County Council by the end of January 2002. Mr. Baker stated that the population data presented were from the Delaware Population Consortium's newest numbers.

ADMINISTRATIVE ISSUES

Mr. Carney reminded everyone that a TDR Summit is scheduled for Saturday, November 17 at the Schwartz Center in Dover.

Members were e-mailed the State Planning Office's recommendations for Kent County's Comprehensive Plan. Mr. Carney asked for a consensus to present the Plan to the Governor for certification. Mr. Carney read into record the council's charge as it pertained to this matter: HB No. 255 as amended by House Amendment Nos. 1,3,4,6,8, 10 & 12 Section 1. After a brief discussion concerning Kent County's Levy Court role and Councilmen Marty Ross' objections to the unlevel playing field when it came to the residential/commercial zoning of farmland, Mr. Stickles moved the committee accept the Plan, along with the States recommendations. Mr. Carney asked for objections, seeing none, save for Mr. Ross, the Plan was approved and will be sent to the Governor.

The next meeting is set for Friday, December 14 9:00 a.m. Location to be announced at a later date.

ADJOURNMENT

Meeting was adjourned at 4:10 p.m.

Respectfully submitted,

Patricia J. LaRue
Administrative Assistant